

091.0

0002

0015.B

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

694,800 / 694,800

USE VALUE:

694,800 / 694,800

ASSESSED:

694,800 / 694,800

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
10		JANET RD, ARLINGTON

OWNERSHIP

Owner 1:	BELL CHRISTIAN J & ANA	Unit #:	
Owner 2:			
Owner 3:			

Street 1: 10 JANET RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		Own Occ: Y
Postal: 02474		Type:	

PREVIOUS OWNER

Owner 1:	DVORAK JOHN K -
Owner 2:	-
Street 1:	10 JANET RD
Twn/City:	ARLINGTON
St/Prov: MA	Cntry:
Postal: 02474	

NARRATIVE DESCRIPTION

This parcel contains 6,000 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1958, having primarily Clapboard Exterior and 1766 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6000		Sq. Ft.	Site		0	70.	1.00	5									420,000						420,000	

IN PROCESS APPRAISAL SUMMARY

Legal Description							User Acct
							58467
							GIS Ref
							GIS Ref
							Insp Date
							10/11/16

PREVIOUS ASSESSMENT

Parcel ID 091.0-0002-0015.B								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	101	FV	273,900	700	6,000.	420,000	694,600	694,600 Year End Roll
2019	101	FV	232,600	800	6,000.	426,000	659,400	659,400 Year End Roll
2018	101	FV	232,600	800	6,000.	318,000	551,400	551,400 Year End Roll
2017	101	FV	179,000	800	6,000.	288,000	467,800	467,800 Year End Roll
2016	101	FV	178,600	1500	6,000.	276,000	456,100	456,100 Year End
2015	101	FV	177,800	1500	6,000.	234,000	413,300	413,300 Year End Roll
2014	101	FV	177,800	1500	6,000.	222,000	401,300	401,300 Year End Roll
2013	101	FV	177,800	1500	6,000.	211,200	390,500	390,500

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DVORAK JOHN K,	68783-21		1/19/2017		692,000	No	No		
MYDELSKI BARBAR	67142-214		4/25/2016	Estate/Div	450,000	No	No	Barbara G Mydelski d.o.d. 3/23/2015 bk 67142	
MYDELSKI JOHN E	27788-88		10/21/1997	Family		1	No	A	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/5/2016	580	Inter Fi	50,500					Reno Kitch 2 baths

ACTIVITY INFORMATION

Date	Result	By	Name
10/11/2016	Measured	DGM	D Mann
3/28/2009	Meas/Inspect	345	PATRIOT
4/3/2000	Inspected	276	PATRIOT
3/13/2000	Measured	263	PATRIOT
12/1/1981		CS	

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

